

HAMPTON PLANNING BOARD - Agenda
October 6, 2004 – 7:00 PM
Town Office Meeting Room

I. CONTINUED PUBLIC HEARINGS

1. Vertical Building & Development Company, LLC
Site Plan Review of project known as the “Majestic” for 42 Unit Condominium with 2 retail stores at
Ocean Boulevard, J & K Streets
Map 293, Lot 008; Map 290, Lots 144, 145, & 146
Owners of Record: Nancy J. Higgins Revocable Trust; Five Jay Street, LLC;
Jerelyn A. Gray & Peter B. Dineen; Captain Morgan Inn, Inc.
2. J.R. Russo Corp.
Impact Fee Waiver Request for 5-Unit Multifamily Structure (fees total \$9,490.00) at
7 F Street
Map 287, Lot 40
Owner of Record: Same as above

II. NEW PUBLIC HEARINGS

1. Sean Marshall
Special Permit to construct a 2-story dwelling unit with garage, both attached to the existing structure within the Wetlands Conservation District at
31 Harbor Road
Map 295, Lot 62
Owner of record: Jane Gallagher
2. Foss Manufacturing
Condominium Conversion at
400 Lafayette Road
Map 160, Lot 29
Waiver Requested: Subdivision Regulations Section V.E (detailed plan)
Owner of Record: Same as above
3. Fatima Realty Trust
Site Plan Review to construct a 52 Unit/5-story residential Condominium building with 2 parking levels, drainage, grading, necessary paving & utility connections at
377 Ocean Boulevard
Map 265, Lot 20
Owner of record: Fatima Realty Trust, Janet Reynolds-Trustee
4. Fatima Realty Trust
Special Permit to work within the Wetlands Conservation District for work associated with Site Plan Review at
377 Ocean Boulevard
Map 265, Lot 20
Owner of record: Fatima Realty Trust, Janet Reynolds-Trustee

5. Cheryl Williams
Special Permit to remove 1-story cottage & construct a new 2-story home within the Wetlands Conservation District at
36 Kings Highway
Map 223, Lot 68
Owner of record: Same as above
6. John Poissant
Site Plan Review to construct an additional duplex for a total of 4 dwelling units at
3A Purington Lane
Map 120, Lot 5
Waivers requested: Site Plan Regulations Sections V.E. 8 (storm water drainage control plan), V.E. 13 (Architectural Elevations), & V.E. 14 (Floor Plans)
Owner of record: Same as above
7. Drakes Appleton Corporation
Site Plan Review to construct a 48 Unit Condo with associated parking, utilities, sewer, water, & with 2 options for stormwater control plans at
180 Drakeside Road (rear)
Map 172, Lot 12-1
Waiver requested: For Option A only, Site Plan Regulations Section VII.D.2. (match peak runoff events)
Owner of record: Morgan Ryan Realty Trust
8. Drakes Appleton Corporation
Special Permit to work within the Wetlands Conservation District for work associated with Site Plan Review at
180 Drakeside Road (rear)
Map 172, Lot 12-1
Owner of record: Morgan Ryan Realty Trust
9. 426 Winnacunnet Road Real Estate Trust
Condominium Conversion at
426 Winnacunnet Road
Map 208, Lot 48
Waiver Requested: Subdivision Regulations Section V.E (detailed plan)
Owner of record: William & Ida Silva
10. 31-33 Ocean Boulevard Trust
Condominium Conversion at
33 Ocean Boulevard
Map 296, Lot 20 & 32
Waiver Requested: Subdivision Regulations Section V.E (detailed plan)
Owner of record: Thomas M. Higgins

III. OLD BUSINESS

1. Richard P. Tessier, Jr.
Condominium Conversion at
6 & 8 Brown Avenue
Map 274, Lot 45
Waivers Requested: Subdivision Regulations Sections V.E (detailed plan) & VII.C (storm drainage design)
Owner of record: Same as above
Jurisdiction accepted September 1, 2004

IV. ATTENDING TO BE HEARD

1. Holo-Dek Gaming, Inc.
Use Change from office & light industry to retail, interactive video game/theater at
8 Merrill Drive – Unit 12
Map 142, Lot 005
Owner of Record: Fairview Nominee Trust (Thomas Moulton, Trustee)

V. CONSIDERATION OF MINUTES – SEPTEMBER 15, 2004

VI. CORRESPONDENCE

VII. OTHER BUSINESS

****PLEASE NOTE****

ITEMS NOT CALLED OR IN PROGRESS BY 10:00 P.M.
MAY BE CONTINUED TO THE NEXT SCHEDULED MEETING